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STATEMENT OF INFORMATION

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HOUSE Offered for Sale

78 James Cook Drive Truganina VIC 3029

4 2 2

Indicative Selling Price

For the meaning of this price see consumer.vic.gov.au/underquoting

Range between \$560,000 & \$580,000

Median Sale Price

\$510,000 Houses in Truganina between Apr 2017 - Mar 2018

Source: CoreLogic

Comparable Property Sales

These are the 3 properties sold within 2 kilometres of the property for sale in the last 6 months that the estate agent or agent's representative considers to be most comparable to the property for sale.



36 Merribah Way Truganina VIC 3029

4 2 2

Sold Price **\$575,000** Sold Date **27-Nov-17**

Distance **0.08km**



36 Vanderbilt Avenue Truganina VIC 3029

4 2 2

Sold Price **\$658,000** Sold Date **14-Feb-18**

Distance **0.3km**



28 McDougall Place Truganina VIC 3029

4 2 2

Sold Price **\$611,000** Sold Date **10-Feb-18**

Distance **0.51km**

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